

DELAWARE COUNTY INDUSTRIAL DEVELOPMENT AGENCY

Date: March 22, 2019

Time: 11:00 a.m.

Place: Delaware County eCenter
5 ½ Main Street, Delhi NY

Present: James Thomson, Chairman
Glenn Nealis, Executive Director
George Bergleitner, Secretary
Bruce Dolph
Flerida Santana
Mike O'Brien
Tabitha Byam

Absent: Scott White, Vice-Chairman
Andrew Matviak

The March 22, 2109 meeting of the Delaware County Industrial Development Agency was called to order by Chairman Jim Thomson.

A motion by, Bruce Dolph second by George Bergleitner, to approve the draft minutes of the February 22, 2019 meeting; motion passed.

Glenn Nealis reviewed the treasurer report. A motion by, George Bergleitner second by Bruce Dolph, to approve the treasurers report; motion passed.

Glenn Nealis updated the loan report. Glenn spoke to Peg Ellsworth with Ate O Ate. She will begin making a double payment in April and a triple payment in May which should catch her up. The Hitching Post is only open Friday and Saturday evenings. Jim Thomson has tried to contact the owner but has not had any kind of response back. Glenn will have our attorney send a late payment letter. A motion by, George Bergleitner second by Bruce Dolph, to approve the treasurers report; motion passed.

The following invoices were presented for approval:

IDA Operating Account

Cash	-20.00
Glenn W Nealis	-694.90
The Reporter Company	-20.47
NYSEG	-904.29
Dryden Mutual	-681.00
Arch Insurance Group	-98.36
Delaware County Clerk	-202.00
Chef Deanna, Inc	-7,427.56
Unlimited Conferencing	-47.41
The Reporter Company	-93.62
Vibrant Creative	-125.00
Turnkey Control Solutions, Inc.	-17,210.45
DCEC	-732.12
Philadelphia Insurance Co.	-9.00
NYSEG	-883.55

Town of Deposit	-5,000.00
Mirabito Energy Products	-798.60
LeChase Construction Services, LLC	-14,409.35
Verizon Wireless	-53.20
J Squared Construction Corp.	-56,500.00
Turnkey Control Solutions, Inc.	-2,010.00

A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

IDA Pump Station Project: There have been no issues in the last two weeks. We are in the final stages of the project. We have not paid for the pumps yet and are planning to hold at least half due to all of the cost we've incurred.

Meredith Street Redevelopment Update (Lewis' Property): All of the paperwork has been submitted for the boundary line adjustment and Glenn has a meeting with Shepard's this afternoon for their site plan.

Ag Incubator Update: Nicole and Glenn have come to an agreement in terms of using some of our USDA grant money to purchase equipment. We have already purchased one cooler and have an invoice for another cooler. The IDA will purchase and own the equipment and will lease to Agriforining. All utilities have been changed to the IDA as of April 1st. We have agreed to a PILOT agreement with the Town of Andes where we will get a small break on the property taxes for the first 3 years. After 3 years we will pay on the full assessed value.

Program Income Grant Proposals:

Sonny & Sons Bluestone: A motion by Florida Santana, second by Mike O'Brien, to approve; motion passed.

Unalam: A motion by Mike O'Brien, second by Florida Santana, to approve; motion passed.

Eklunds Farm Machinery: A motion by George Bergleitner, second by Florida Santana, to approve; motion passed.

Clark Farmstead Creamery: A motion by Bruce Dolph, second by George Bergleitner, to approve; motion passed.

General Store: A motion by Mike O'Brien, second by George Bergleitner, to approve; motion passed.

Hemp: A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

Project Updates: We should close on our PILOT with Clark Companies the first week in April. The Bed Tax was extended another three years and last week we distributed \$102,000 of bed tax revenue to support 50 projects throughout the county. Next week we will do another \$102,000 to the TPA. DRNC is 7 months past due on PILOT payments. We have reached out to them but have not had any kind of response back. Glenn is going to reach out to Joe Scott to see what our next steps are.

Other Old/New Business: No old or new business to discuss.

Meeting was adjourned in form.

DELAWARE COUNTY LOCAL DEVELOPMENT CORPORATION

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5 ½ Main Street, Delhi NY

Present: James Thomson, Chairman
Glenn Nealis, Executive Director
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Glenn Nealis updated the loan report. A motion by, George Bergleitner second by Bruce Dolph, to approve the treasurers report; motion passed.

The following invoices were presented for approval:

LDC Operating

Harry Hawley, Inc.	-1,239.00
PKE Industries Inc	-72,000.00
Glenn W.S. Nealis	-10,000.00
Delaware County	-10.00

A motion by Bruce Dolph, second by George Bergleitner, to approve the invoices; motion passed.

The floor was opened for the discussion of any Old and New business; No old or new business to discuss.

Meeting was adjourned in form.